

Mackadown Lane
Birmingham

burchell edwards

Mackadown Lane
Birmingham B33 0NL

for sale
£265,000







Property Description

Burchell Edwards are proud to offer this fantastic family home in the Kitts Green area of Birmingham (B33).

The accommodation is ready to move in to and in brief compromises of an entrance porch, hallway, lounge, dining room, kitchen, guest WC, three bedrooms and a family bathroom.

Outside, the property benefits from a private rear garden as well as off-road parking by-way-of a driveway and garage.

Located within close proximity of many local shops and amenities and superb transport links making an easy commute into Birmingham and Solihull Town Centres. Making an ideal purchase for first time buyers or couples alike.

We would recommend a viewing to be essential in order to appreciate the space and accommodation available.

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Entrance Porch

Double-glazed windows to front and side elevations, double glazed door.

Entrance Hallway

Double-glazed opaque window to side elevation and double-glazed door to front elevation. Two central heating radiators.

Study

Ceiling light point, laminate flooring and stairs to first floor accommodation.

Lounge/Diner

Double glazed bay window to front elevation and window to rear elevation. Double glazed doors, two central heating radiators, laminate flooring, ceiling light points.

Guest W.C

W.C, ceiling lights and tiled flooring.

Kitchen

Double-glazed window to rear elevation and door leading to the garage. A range of wall and base units with work surface over incorporating a stainless-steel sink with drainer unit. Laminate flooring and tiling to splash prone areas, space and plumbing for washing machine.

Landing

Double glazed window to side elevation. Loft access via hatch, carpet flooring, ceiling light point and stair to hallway.

Bedroom One

Double glazed bay window to front elevation, carpet flooring and ceiling light point.

Bedroom Two

Double glazed window to rear elevation, carpet flooring, ceiling light point and central heating radiator.

Bedroom Three

Double glazed window to front elevation, carpet flooring, ceiling light point and central heating radiator.

Bathroom

Double glazed opaque window to rear elevation, bath with mixer taps, vanity sink, W.C, ceiling light point and fully tiled.

Front Garden

Blocked paved driveway and access to garage.

Rear Garden

Paved patio, lawn area, shrubs and plants.

Parking

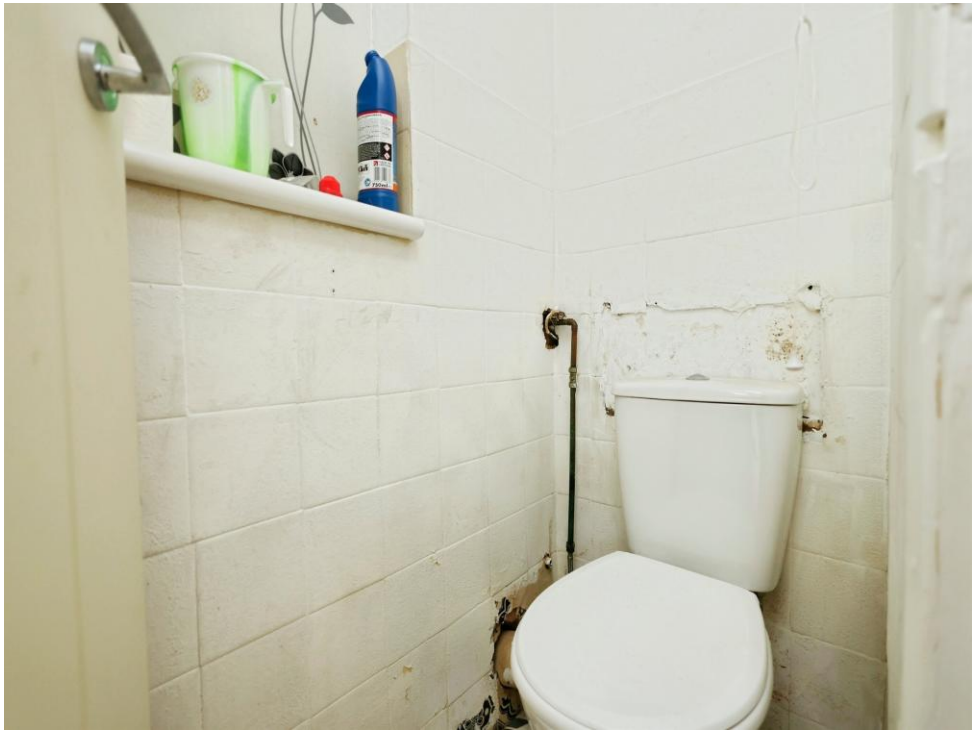
Driveway with dropped kerb.







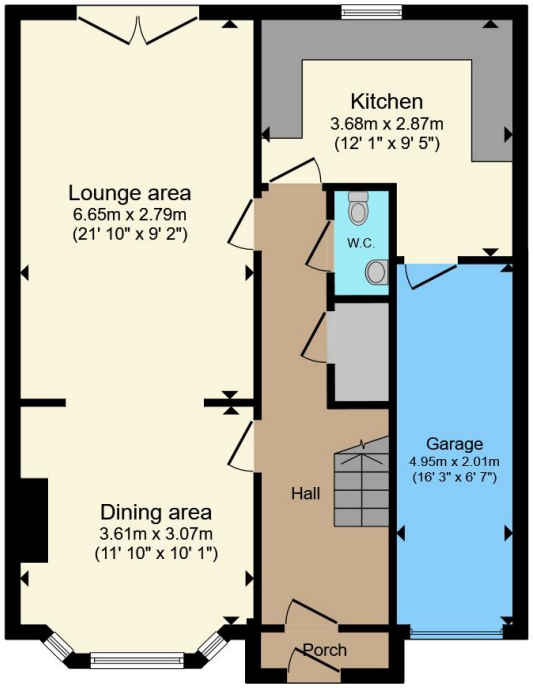




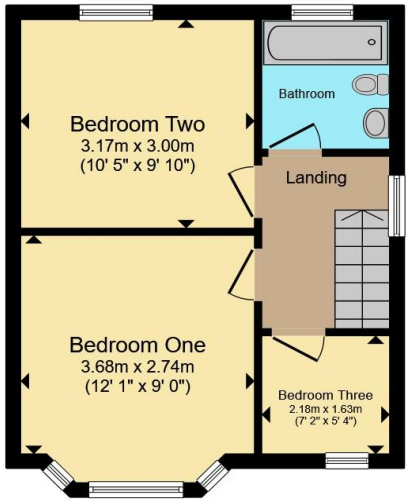








Ground Floor



First Floor

Total floor area 102.4 m² (1,102 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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To view this property please contact Burchell Edwards on

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2-4 Hurst Lane
BIRMINGHAM B34 7HR

EPC Rating: D

Council Tax Band: C

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/CBW211699

The Property Ombudsman

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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